



## 35 Hythe Road

London, NW10 6RS

**Secure yard space available to let, ideal for a variety of uses. Flexible terms available at competitive rates.**

**33,160 sq ft**

(3,080.66 sq m)

- Close Proximity to A40/A406
- Established industrial location
- Fenced and gated compound
- Hard standing floor
- Water & Electric Supplies

# 35 Hythe Road, London, NW10 6RS

## Summary

<b>Available Size</b>	33,160 sq ft
<b>Rent</b>	Rent on application
<b>Rates Payable</b>	£41,960 per sq ft
<b>VAT</b>	Applicable
<b>Legal Fees</b>	Each party to bear their own costs
<b>EPC Rating</b>	Upon enquiry

## Description

Secure compound spaces available to let in Hythe Road ideal for a variety of different uses. The compounds are located in a fully secure and gated estate with 24-hour access.

## Location

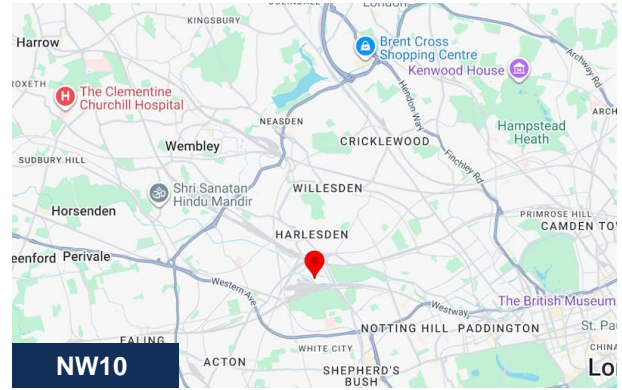
The property is located on Hythe Road due north of the White City junction on the A40 and is just off the A219 (Scrubs Lane).

The A219 links with the A40 Western Avenue providing excellent access into Central London and also the national motorway networks (M1, M4, M40 and M25). Willesden Junction Underground Station (Bakerloo Line) is 1 mile away offering good public transport links into Central London and beyond.

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Outdoor - Open Sided Shed	21,860	2,030.86	Available
Outdoor - Open Yard	11,300	1,049.80	Available
<b>Total</b>	<b>33,160</b>	<b>3,080.66</b>	



## Viewing & Further Information



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